

Before the Board of Zoning Adjustment, D. C.

PUBLIC HEARING -- July 19, 1972

Application No. 11087 Chester Arthur Corporation, appellant

THE ZONING ADMINISTRATOR OF THE DISTRICT OF COLUMBIA, appellee

On motion duly made, seconded and unanimously carried, the following Order of the Board was entered at the meeting of July 25, 1972.

EFFECTIVE DATE OF ORDER -- October 24, 1972

ORDERED:

That the application for permission to erect office building with roof structures in accordance with Section 3308 at 425 Eye Street, N. W., lot 57, Square 516 be GRANTED with no variances.

FINDINGS OF FACT:

1. The subject property is located in a C-3-B District.
2. The property is presently undeveloped, however, the applicant requests permission to erect an office building.
3. The office building shall have seven (7) floors. The lot area is 55241 square feet with an allowable area of roof structure of 20,439 square feet.
4. The area roof structure is 11,575 square feet with an allowable building F.A.R. of 6.5.
5. The composition of the roof structure shall be elevator, stairs, and mechanical equipment.
6. The material and color of the street facade and roof structure will be grey precast concrete.
7. At the public hearing there was considerable opposition as to the granting of this application.

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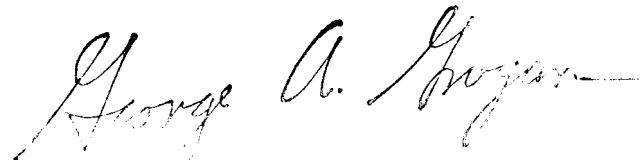
OPINION:

The Board believes that the proposed penthouse plan for roof structure complies with Section 3308 of the Zoning Regulations and therefore grants approval of the roof structure but specifically grants no variances.

The Board concludes that the roof structures of this proposed office building will harmonize with the street frontage of the building in architectural character, material and color. The roof structures are in harmony with the purpose and intent of the Zoning Regulations and will not tend to affect adversely the use of nearby and adjoining property.

BY ORDER OF THE D. C. BOARD OF ZONING ADJUSTMENT

ATTESTED:

By:   
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GEORGE A. GROGAN  
Secretary of the Board

THAT THE ORDER OF THE BOARD IS VALID FOR A PERIOD OF SIX MONTHS ONLY UNLESS APPLICATION FOR A BUILDING AND/OR OCCUPANCY PERMIT IS FILED WITH THE DEPARTMENT OF ECONOMIC DEVELOPMENT WITHIN A PERIOD OF SIX MONTHS AFTER THE EFFECTIVE DATE OF THIS ORDER.